

PROPERTY LOCATION

No	Alt No	Direction/Street/City
69		RANDOLPH ST, ARLINGTON

OWNERSHIP

Owner 1:	SMITH EDWARD T & LINA		
Owner 2:			
Owner 3:			
Street 1:	69 RANDOLPH ST		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1: PUTNEY SCOTT KENNETH ANN -		
Owner 2: SAWYER SUSAN -		
Street 1: 8850 ALDERLY COURT		
Twn/City: INDIANAPOLIS		
St/Prov:	IN	Cntry:
Postal: 46260		

NARRATIVE DESCRIPTION

This parcel contains 5,000 Sq. Ft. of land mainly classified as Three Fam. with a Multi-Conver Building built about 1925, having primarily Vinyl Exterior and 4354 Square Feet, with 3 Units, 3 Baths, 0 3/4 Bath, 1 HalfBath, 16 Rooms, and 7 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1 %	Infl 2 %	Infl 3 %		Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
105	Three Fam.		5000		Sq. Ft.	Site		0	80.	1.14	1							456,000						456,000	
Total AC/HA:			0.11478		Total SF/SM:	5000	Parcel LUC:	105	Three Fam.	Prime NB Desc:		ARLINGTON						Total:	456,000	Spl Credit			Total:	456,000	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
105	5000.000	799,900	4,000	456,000	1,259,900		7520
							GIS Ref
							GIS Ref
Total Card	0.115	799,900	4,000	456,000	1,259,900	Entered Lot Size	
Total Parcel	0.115	799,900	4,000	456,000	1,259,900	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:	289.36	/Parcel:	289.3	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	105	FV	557,200	4000	5,000.	456,000	1,017,200	1,017,200	Year End Roll	12/18/2019
2019	105	FV	447,000	4000	5,000.	484,500	935,500	935,500	Year End Roll	1/3/2019
2018	105	FV	447,000	4000	5,000.	353,400	804,400	804,400	Year End Roll	12/20/2017
2017	105	FV	419,700	4000	5,000.	307,800	731,500	731,500	Year End Roll	1/3/2017
2016	105	FV	419,700	4000	5,000.	262,200	685,900	685,900	Year End	1/4/2016
2015	105	FV	351,500	4000	5,000.	256,500	612,000	612,000	Year End Roll	12/11/2014
2014	105	FV	351,500	4000	5,000.	210,900	566,400	566,400	Year End Roll	12/16/2013
2013	105	FV	365,200	4000	5,000.	200,600	569,800	569,800		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
6/4/2015	Permit Insp	PC	PHIL C
5/20/2009	Measured	189	PATRIOT
2/24/2009	Meas/Inspect	189	PATRIOT
3/28/2000	Inspected	263	PATRIOT
9/23/1999	Mailer Sent		
9/23/1999	Measured	264	PATRIOT
1/1/1990		PM	Peter M

Sign: _____ VERIFICATION OF VISIT NOT DATA ____/____/____



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	7520
	Prior Id # 2:	
	Prior Id # 3:	
3	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
7	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

PRINT

Date	Time
12/10/20	16:31:3

LAST REV

Date	Time
10/07/20	09:38:2

danam
808

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